

SEP 28 9 55 AM '04

File No: 04-1187  
 Prepared By & Return To:  
 Bridgforth & Buntin  
 P. O. Box 241  
 Southaven, MS 38671  
 (601) 393-4450

RK 483 PG 117  
 J. L. DAVIS CH. CLK.

### WARRANTY DEED

J &amp; B INVESTMENTS, LLC

GRANTORS

TO

R &amp; W DEVELOPERS, LLC

GRANTEES

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (\$10.00) cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, J & B INVESTMENTS, LLC, does hereby sell, convey and warrant unto R & W DEVELOPERS, LLC. the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

A 14.22, more or less, acre tract of land being known as Section "G" Deerchase Subdivision (Proposed) being located in the southwest quarter and the southeast quarter of the northwest quarter of Section 4, Township 2 South, Range 7 West, City of Southaven, DeSoto County, Mississippi and being further described as follows:

Beginning at a point, said point being north 90 degrees 00 minutes 00 seconds west 2,852.42 feet and south 00 degrees 00 minutes 00 seconds east 1,865.90 feet from the northeast corner of Section 4, Township 2 South, Range 7 West, City of Southaven, DeSoto County, Mississippi; thence south 02 degrees 22 minutes 59 seconds east 128.03 feet to a point; thence north 87 degrees 37 minutes 01 seconds east 107.18 feet to a point; thence south 02 degrees 22 minutes 59 seconds east 170.00 feet to a point; thence north 87 degrees 37 minutes 01 seconds east 19.67 feet to a point; thence south 02 degrees 22 minutes 59 seconds east 120.00 feet to a point; thence south 87 degrees 37 minutes 01 seconds west 1178.48 feet to a point; thence south 02 degrees 55 minutes 52 seconds east 56.00 feet to a point; thence south 87 degrees 04 minutes 08 seconds west 335.80 feet to a point; thence north 02 degrees 55 minutes 52 seconds west 464.01 feet to a point; thence north 87 degrees 01 minutes 42 seconds east 122.72 feet to a point; thence south 56 degrees 03 minutes 27 seconds east 11.61 feet to a point; thence north 86 degrees 39 minutes 52 seconds east 353.68 feet to a point; thence north 87 degrees 03 minutes 32 seconds east 405.02 feet to a point; thence north 86 degrees 32 minutes 42 seconds east 242.71 feet to a point; thence north 87 degrees 25 minutes 39 seconds east 135.38 feet to a point; thence north 85 degrees 43 minutes 28 seconds east 122.66 feet to the point of beginning containing 14.22, more or less, acres (619,369, more or less, square feet) of land being subject to all codes, rules and regulations, subdivision covenants, easements and rights of way of record.

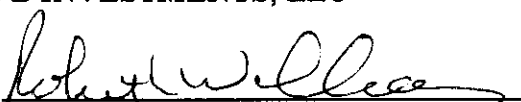
The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi and further subject to all applicable building restrictions and restrictive covenants of record.

Taxes for the current year to be pro-rated upon receipt of tax bill.

Possession is to be given with delivery of Deed.

WITNESS the signature of the duly authorized representative of said J & B INVESTMENTS, LLC this 22nd day of September, 2004.

J &amp; B INVESTMENTS, LLC

By:   
 Robert M. Williams, Jr - Manager

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this the 22nd day of September, 2004, within my jurisdiction, the within named ROBERT M. WILLIAMS, JR., who acknowledged that he is Manager of J & B INVESTMENTS, LLC, and that in said representative capacity he executed the above and foregoing Warranty Deed, after first having been duly authorized so to do.

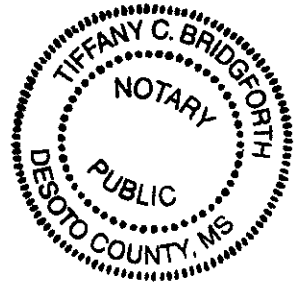
My Commission expires:

8-13-06

Grantor's Address:  
P. O. Box 167  
Southaven, Mississippi 38671  
Business: 393-4250

Notary Public

Grantees' Address:  
P. O. Box 167  
Southaven, Mississippi 38671  
Business: 393-4250



## SEE EXHIBIT "A"

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